

Board of Adjustment
August 23, 2016
Meeting Minutes

Board Members: Carol Clauss, Peter Grant, Brenda Tillberg, Chris Lathrop, Ted Desmond

Others Present: Eric Forand (Zoning Administrator)

Public: Peter Jackman

Peter called the meeting to order at 7:30pm

The Bristol Zoning Board of Adjustments will hold a hearing on August 23, 2016 at the Town Offices located at 1 South Street beginning at 7:30 P.M. to consider the appeal of zoning permit #16-41, Jackman's Inc. (Parcel #20-51-16), requesting relief from setback requirements for storage of flammable liquids, Bristol Zoning By-laws and Regulations Article V, Sec. 521.

Peter swore in Peter Jackman. Peter described how the State has mandated that certain safety precautions be followed by business that sell fuel. Some of these updates include retention ponds in case there is a spill or leak. Currently they have 4 tanks over 10,000 gallons that are filled by trucks that park in Bristol Works parking lot. These tanks are non-complying with Town regulation V Sec 521 as they are less than 200 feet from property lines. The project involves moving the tanks to the north further away from residences but still not the required 200 feet. They will be placed in a large retention area as mandated by the State. Deliveries will now be made inside their property and inside this retention area. 3 of the 4 tanks will be replaced with new steel tanks. The new retention area will be poured concrete. They will be able to pump water off after rain once it has been verified that there is no product in the water. Carol asked why this is being done now and Peter testified that the State has been requesting companies to do it for years but he believes soon they will be mandating it. Brenda asked when the project would be started and Peter stated that he hope this year. Ted asked if they could use fiberglass tanks, Peter said they could but they are much more expensive. Ted also asked about them being underground and Peter stated that was also much more expensive.

The Board reviewed Bristol bylaws & Regulation section 512 – Non-Conformities and found no issues.

Ted made a motion to approve permit #16-41 no conditions, seconded by Chris. All were in favor, motion passes (5-0).

Brenda made a motion to approve the June 14, 2016 meeting minutes, seconded by Carol. All were in favor, motion passes (4-0). Chris did not attend the June 14, 2016 meeting.

Minutes from the July 16, 2016 meeting were not voted on due to lack of members present that were in attendance at that meeting.

Meeting adjourned at 8:00pm.

Respectfully Submitted,

Eric J Forand